



CITY OF
ISSAQUAH
WASHINGTON

Community Planning & Development
Department
1775 12th Ave. NW, P.O. Box 1307
Issaquah, WA 98027
425-837-3100 CPD@issaquahwa.gov

Notice of Application

Project Name: Issaquah School District High School #4
and Elementary School #17

Application: September 25, 2020
Application Complete: October 6, 2020
Notice of Application: October 20, 2020

Notice of Application Public Comment Period:

October 20, 2020 – November 19, 2020

(See Public Comment below for more information)

PROJECT INFORMATION

File Number(s): PRJ19-00008, MSP20-00001, SDP20-00001,
AAS20-00011, AAS20-00012, AAS20-00013

Project Description: Construction of a new consolidated high school and elementary school campus serving approximately 2,000 students and including sports stadium, sports fields, tennis courts, outdoor learning spaces, structured and surface parking, utility upgrades, new pedestrian and vehicular facilities, and related improvements. (See Site Plan)

Project Location: 4221 228th Avenue SE (See Vicinity Map)

Size of Subject Area in Acres: 40.79 **Sq. Ft.:** 1,776,812.4

Applicant: Todd Sawin, PE of AHBL
2215 N 30th Street, Tacoma, WA 98403
Phone: 425.284.9662; Email: tsawin@ahbl.com

Decision Maker: City Council (Public Hearing and Recommendation at Development Commission) (MSP/SDP); Department of Community Planning & Development (AAS)

Required City Permits: MSP, SDP, construction permits

Required City Permits, Not Part of this Application: Building Permit, Site Work Permit, related construction permits

Required Studies: Wetland Study; Arborist Report; Geotechnical Report; Parking Study; Stormwater Technical Information Report; Traffic Study

Existing Environmental Documents Relevant to this Application: Wetland Study; Arborist Report; Geotechnical Report; Landslide Hazard Assessment; Noise Study; Preliminary Stormwater Technical Information Report; Traffic Study

REGULATORY INFORMATION

Zoning: CF-F - Community Facilities - Facilities

Comprehensive Plan Designation: Community Facilities

Consistent with Comprehensive Plan: Yes

Preliminary Determination of the Development Regulations that will be used for Project Mitigation and Consistency: IMC 18.07.480 (Community Facilities); IMC 18.07.580-660 (Master Site Plan); IMC 18.04.450 (Site Development Permit)

CITY CONTACT INFORMATION

Project Planner: Cristina Haworth, Planning Consultant
Phone Number: 425.739.7959
E-Mail: cristinah@issaquahwa.gov

PUBLIC COMMENT

Application documents are available at the City's website: issaquahwa.gov/development. Click on the parcel or locate by address, then select "View Related Documents and Permits" to see the available submittals. Due to public health directives promulgated by the State of Washington, City Hall is closed and the application is not available to review in person.

Public comments are accepted until the end of the open record predecision public hearing at the Development Commission. Submittal of comments during the Notice of Application Comment Period will ensure comments are considered prior to issuing a decision and will allow staff and/or the applicant to address comments as early in the process as possible.

Written comments are due by 5:00 pm on the Public Comment Period date noted above to:

Development Services Department
P.O. Box 1307, Issaquah, WA 98027

Or by e-mail to cristinah@issaquahwa.gov.

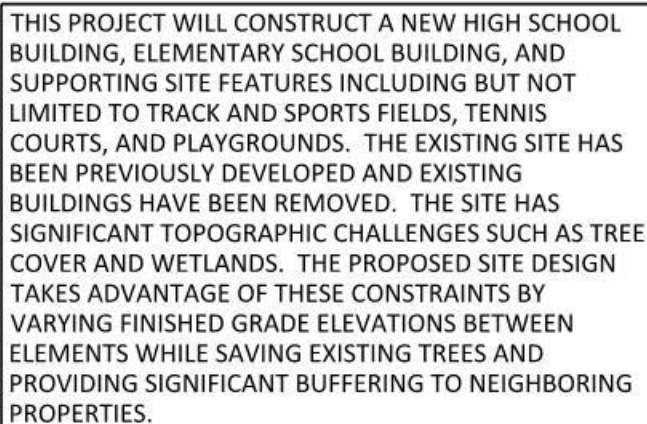
To receive further public notices on this project please provide your name, address, and e-mail to the Project Planner and request to become a Party of Record.

Notice is required to be provided to property owners within 300 feet of the site and to Parties of Record. Please share this notice with others in your neighborhood who may be interested in this project. Property owner, Mortgagee, Lien Holder, Vendor, Seller, etc., please share this notice with tenants and others who may be interested in this project.

PUBLIC HEARING:

The City Council is the decision maker for the MSP and SDP applications, after an open record predecision public hearing held by the Development Commission. **Date and time of the hearing has not been set.** A follow up notice will be sent to property owners within 300 feet and to parties of record to notify them of the meetings. The Department of Community Planning and Development is the decision maker for the AAS applications.

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ISSAQUAH HIGH SCHOOL NO. 4 &
ELEMENTARY SCHOOL NO. 17
PROPOSED SITE PLAN

JOB NO:
2180412.10
DATE: 9.25.2020

EX-1.0